

RESOLUTION NO. R- 89-1383

RESOLUTION APPROVING ZONING PETITION NO. 87-11
REZONING PETITION OF K.E.I. PALM BEACH CENTER, LTD.

WHEREAS, the Board of County Commissioners, as the governing body, pursuant to the authority vested in Chapter 163 and Chapter 125, Florida Statutes, is authorized and empowered to consider petitions relating to zoning; and

WHEREAS, the notice and hearing requirements as provided for in Chapter 402.5 of the Palm Beach County Zoning Code Ordinance No. 73-2 have been satisfied; and

WHEREAS, Petition No. 87-11 was presented to the Board of County Commissioners of Palm Beach County, sitting as the Zoning Authority, at its public hearing conducted on September 30, 1987; and

WHEREAS, the Board of County Commissioners has considered the evidence and testimony presented by the applicant and other interested parties and the recommendations of the various county review agencies and the recommendations of the Planning Commission; and

WHEREAS, this approval is subject to Zoning Code Section 402.9 (Mandatory Review of Development Approvals) and other provisions requiring that development commence in a timely manner; and

WHEREAS, the Board of County Commissioners made the following findings of fact:

1. This proposal is consistent with the requirements of the Comprehensive Plan and local land development regulations.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that Petition No. 87-11, the petition of K.E.I. PALM BEACH CENTER, LTD., for a REZONING FROM RH-RESIDENTIAL MULTIPLE FAMILY ZONING DISTRICT (HIGH DENSITY) IN PART, AND RS-RESIDENTIAL SINGLE FAMILY ZONING DISTRICT, IN PART, ENTIRELY TO CG-GENERAL COMMERCIAL ZONING DISTRICT, on a parcel of land lying in Section 5, Township 44 South, Range 43 East, being more particularly described as follows: Beginning at the Northwest corner of Lot 67 of the Plat "Morrison Homes", as recorded in Plat Book 23, Page 189, 190; thence South 87 degrees 33' 00" East along the North line of Lots 67, 69-76 inclusive, a distance of 1155.04 feet to the Southwest corner of Lot 28A of said "Morrison Homes"; thence North 03 degrees 26' 12" East along the West line of said Lot 28A, a distance of 100.01 feet to the Northwest corner thereof; thence South 87 degrees 33' 00" East along the North line of said Lot 28A, a distance of 153.75 feet to the Northeast corner thereof; thence North 03 degrees 26' 12" East along the East line of said "Morrison Homes" a distance of 320.06 feet; thence South 87 degrees 33' 00" East a distance of 676.11 feet to a point of intersection with the West line of the East 1/2 of Government Lot 3, Section 5, Township 44 South, Range 43 East; thence South 03 degrees 37' 18" West along said West line, a distance of 600.13 feet to a point of intersection with the North line of the Right-Of-Way as described in Deed Book 931, Pages 19 and 21; thence North 87 degrees 33' 00" West along said North line of a distance of 337.35 feet to a point of intersection with the Northerly projection of the East line of Lot 14 of the Plat "Morrison Suburban Development", as recorded in Plat Book 20, Page 40; thence South 03 degrees 26' 12" West along said projection line and the East line of said Lot 14, a distance of 223.88 feet to

the Southeast corner of the North 1/2 of said Lot 14; thence North 87 degrees 33' 00" West along the South line Of said North 1/2 of Lot 14, a distance of 316.81 feet to a point of intersection with the centerline of "Farmdale Road" as shown on said "Morrison Suburban Development; thence North 03 degrees 26' 12" East along said centerline, a distance of 190.88 feet to a point of intersection with the South line of said Government Lot 3; thence North 87 degrees 33' 00" West along said South line and the centerline of "Gun Club Road" as shown on said "Morrison Homes" Plat, a distance of 123.66 feet to a point of intersection with the northerly projection of the East line of Lot 80 of said "Morrison Homes"; thence South 02 degrees 27' 00" West, along said projection line and the East line of said Lot 80, a distance of 212.30 feet to the Southeast corner thereof; thence North 87 degrees 33' 00" West along the south line of said Lot 80, a distance of 55.00 feet; thence North 02 degrees 27' 00" East, a distance of 50.00 feet; thence North 87 degrees 33' 00" West, a distance of 45.00 feet to a point of intersection with the West line of said Lot 80; thence South 02 degrees 27' 00" West, along said West line, a distance of 50.00 feet to the Southwest corner thereof; thence North 87 degrees 33' 00" West along the South line of said "Morrison Homes", a distance of 700.00 feet to the Southeast corner of Lot 88 of said "Morrison Homes"; thence North 02 degrees 27' 00" East along the East line of said Lot 88, a distance of 212.30 feet to a point of intersection with the centerline of "Gun Club Road" as shown on said "Morrison Homes"; thence North 87 degrees 33' 00" West along said centerline, a distance of 161.39 feet; thence South 02 degrees 27' 00" West along a line 38.61 feet East of and parallel with the West line of Lot 89 of said "Morrison Homes", a distance of 212.30 feet; thence North 87 degrees 33' 00" West along the South line of said "Morrison Homes", a distance of 244.65 feet to the Southwest corner thereof; thence North 03 degrees 04' 00" East along the West line of said "Morrison Homes" a distance of 425.32 feet to the Point Of Beginning, located on the northeast corner of the intersection of Congress Avenue (SR 807) and Ranch House Road, in a CG-General Commercial Zoning District, was approved as advertised.


Commissioner Marcus moved for approval of the petition. The motion was seconded by Commissioner Adams and upon being put to a vote, the vote was as follows:

Carol A. Roberts	--	Aye
Carol J. Elmquist	--	Aye
Karen T. Marcus	--	Aye
Dorothy Wilken	--	Nay
Kenneth M. Adams	--	Aye

The foregoing resolution was declared duly passed and adopted this 25th day of July, 1989 confirming action of September 30, 1987.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

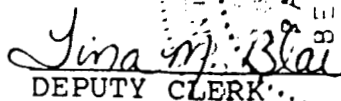
BY:


COUNTY ATTORNEY

PALM BEACH COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

JOHN B. DUNKLE, CLERK

BY:


DEPUTY CLERK

